

**MANCHESTER PLANNING BOARD
BUSINESS MEETING**

Thursday, September 28, 2006 – 6:00 p.m.
City Hall, Third Floor - Aldermanic Chambers
Planning@manchesternh.gov

I. ADMINISTRATIVE MATTERS:

1. Approval of Minutes of Meetings held on July 13, 2006, July 27, 2006 & August 10, 2006.
2. Discussion with Bruce Thomas, P. E., City Highway Department for release of additional funds for installation of street lights on Jobin Drive.

II. REGULATORY MATTERS:

(Tabled Item)

3. S-26-2006 Property located at 51 Windsong Avenue, an application to subdivide property into two (2) lots, creating one new building lot – Duval Survey, Inc. for Maddano Real Estate Investment, LLC
Public Hearing: July 13, 2006

(Current Items)

4. CU-27-2006 Property located at 700 & 686 Huse Road, an application for a conditional use permit for a reduction from 320 required parking spaces to 214 parking spaces, to allow for proposed expansion to the Courtyard by Marriott – TF Moran, Inc. for Grenier Court, LLC & Grenier Place, LLC
Public Hearing: September 14, 2006
- SP-25-2006 Property located at 700 Huse Road, an application for site plan approval for the construction of building additions, including fifty (50) rooms, approx. 1,747 sq. ft. for kitchen/conference room and utility room additions at Courtyard by Marriott; and at the adjacent lot a modification to parking spaces of the approved site plan for 686 Huse Road (Towneplace Suites) – TF Moran, Inc. for Grenier Court, LLC & Grenier Place, LLC
Public Hearing: September 14, 2006 **[Recommendation]**
5. PD-11-2006 Property located at 43 Grove Avenue & 109 Pleasant Lane, an application to maintain two (2) single family dwellings on a single lot (after merger) thereby creating a planned development – Earl S. Carrel, Esq. for William Daniel

Public Hearing: September 14, 2006

6. SP-08-2005 Property located at 227 Londonderry Tpk. an application to amend a previously (Amendment) approved site plan with respect to site lighting, curb detail, landscaping, irrigation and dumpster/utility building – TF Moran, Inc. for Alpha Bits Learning Center
Public Hearing: September 14, 2006

III. OTHER BUSINESS ITEMS:

7. M-19-2006 Application by Lee Tang and Ly Tang for voluntary merger of seven (7) tracts at 44 Goebel Street, TM 713, Lot 13.
8. M-22-2006 Application by Karen McCarthy f/k/a Karen Stevens for voluntary merger of two parcels at 647 Front Street, T- TPK 7, Lots 20 & 20A.
9. Review and discussion of modifications to building elevations/floor plans, and review of a condominium site plan for Cranberry Way planned development (PD-02-2005).
10. Discussion to up-date the Board regarding the construction of a “wrought-iron” style fence along the street frontage of River Front Drive for River Landing at Amoskeag Falls condominiums (PD-08-2003).
11. Review of new applications for determination of Regional Impact.
12. Any other business items from Staff or Board.